

Dexter Downtown Development Authority

APRIL 21, 2022 <> 7:30AM

In-Person Meeting

MINUTES

1. Call to Order: Called to order at 7:30 AM on April 21, 2022 by Chairman Doug Finn. Prior to the meeting, City Manager Justin Breyer administered the Oath of Office to Dan Darnell, Rich Bellas, Mike Fitzpatrick, Mike Penn, Karen Magdich, and Doug Finn.

2. Roll Call

Doug Finn – Present
Don Darnell – Present
Mike Fitzpatrick – Present
Carol Jones – Present
Shawn Keough – Absent
Patrick Becker – Absent
Rich Bellas – Present
Mike Penn – Present
Karen Magdich – Present
Phil Mekas – Absent
Fred Schmid – Absent
Randy Willis – Present

Also in attendance: Michelle Aniol, Community Development Manager and Justin Breyer, City Manager and City Clerk.

3. Approval of Minutes from the March 17, 2022 Regular Meeting

Motion Willis; support Magdich to approve the minutes of the Regular Meeting of March 17, 2022 as presented.

Unanimous voice vote approval with Becker, Keough, Mekas and Schmid absent.

4. Approval of Agenda:

Motion Willis; support Penn to approve the agenda as presented.

Unanimous voice vote approval with Becker, Keough, Mekas and Schmid absent.

5. Pre-arranged Audience Participation: *None*

6. Non-Arranged Citizen Participation: *None*

7. Treasurer's Report: *Treasurer Mike Fitzpatrick presented the April Treasurer's Report including cash balances and the revenue/expense report.*

- a. April Invoice: An invoice from US Bank for the Taxable Refunding Bond in the amount of \$81,717.50.

Motion Willis; support Penn to approve the April Invoice in the amount of \$81,717.50

Ayes: Bellas, Darnell, Finn, Fitzpatrick, Jones, Magdich, Penn and Willis

Nays: None

Absent: Becker, Keough, Mekas and Schmid

Motion carries.

- b. Treasurer's Report –April 2022

Motion Willis; support Bellas to approve the April DDA Treasurer's Report.

Ayes: Willis, Penn, Magdich, Jones, Fitzpatrick, Finn, Darnell and Bellas

Nays: None

Absent: Becker, Keough, Mekas and Schmid

Motion carries

8. Correspondence / Communications: None

9. New Business

- a. Transfer/Sale of City owned properties to the DDA

Ms. Aniol reviewed the sale of two properties on Forest Street to the DDA and the transfer of these properties to the DDA that had not been completed.

Motion Willis; support Magdich to recommend that the City of Dexter City Council vote to place, on the August 2, 2022 primary election ballot, a proposal asking the residents of the City of Dexter to approve the transfer of ownership of two properties, which consist of 0.45 acres, and which are located at 8077 Forest Street, Tax Parcel ID #08-08-06-280-024 and 8087 Forest Street, Tax Parcel #08-08-06-289-025, and for which the Village Council purchased on behalf of the City of Dexter Downtown Development Authority (DDA), and for which the City of Dexter Downtown Development Authority has reimbursed the City for all costs associated with said purchase, to the City of Dexter Downtown Development Authority; and to direct the City Clerk to forward the ballot proposal to the Washtenaw County Clerk's office for certification.

Ayes: Darnel, Jones, Willis, Finn, Penn, Bellas, Fitzpatrick, and Magdich

Nays: None

Absent: Becker, Keough, Mekas and Schmid

Motion carries

- b. FY2022-2023 Forecast

Ms. Aniol and Treasurer Fitzpatrick reviewed the 2022-2023. Discussion followed on allocations, making some changes regarding Professional Services, marketing and promotion.

10. Unfinished Business

- a. Discussion: 150 Jeffords Barrier Free Parking Space (POSTPONED at 12/16/2021 meeting) – Report from City’s Engineering consultant.

Ms. Aniol updated DDA with the research on Barrier Free parking in the City done by OHM for City Council.

11. Reports:

- a. Mayor– Shawn Keough

Mayor Keough includes his written report per packet.

- *Ms. Aniol gave an update on the Sloan Kingsley property in Mayor Keough’s absence.*

- b. Staff – Michelle Aniol

Ms. Aniol includes her written report per packet and provided the following updates:

- *Following the Planning Commission and City Council meeting, I did receive a call from the applicants for the Mill Creek Brewery about not moving forward. But now, it appears that they still want to move forward, but are waiting for building costs to come down.*
- *The banners may not be ready when the Outdoor Service Area space is opened. We will add flowers to the décor.*

Randy Willis left the meeting at 8:23 AM.

Rich Bellas left the meeting at 8:30 AM.

12. Chairman’s Report: *Next meeting –May 19, 2022*

- *FY2022-2023 Budget*

13. Non-Arranged Citizen Participation: *None*

14. Adjournment

The meeting was adjourned at 8:45 AM

Respectfully submitted,
Carol J. Jones, Secretary

Approved for Filing: May 19, 2022